



**ఆంధ్రప్రదేశ్ రాజ పత్రము**  
**THE ANDHRA PRADESH GAZETTE**  
**PUBLISHED BY AUTHORITY**

**PART I EXTRAORDINARY**

**No.421**

**AMARAVATI, TUESDAY, MARCH 15, 2022**

**G.1340**

**NOTIFICATIONS BY GOVERNMENT**

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**MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT DEPARTMENT  
(H1)**

**TUDA - CHANGE OF LAND USE FROM DELETION AND DE-RESERVATION OF PROPOSED  
24 MTS MASTER PLAN ROAD TO RESIDENTIAL USE AND PARTLY COMMERCIAL USE  
IN SY.NO.274, 275, 292 AND 293 OF TIRUCHANOOR (V), TIRUPATI (R) MANDAL**

*[Memo No.982278/H1/2019, Municipal Administration & Urban Development (H1) Department,  
15<sup>th</sup> March, 2022]*

**APPENDIX**  
**NOTIFICATION**

The following Draft for the variation of land use envisaged in the Master Plan of Tirupati Urban Development Authority Region and its vicinity which was sanctioned by Government in G.O.Ms.No.112, MA, Dated.08.03.2019 for which it is proposed to make in exercise of the powers conferred by Sub-section (15) of Andhra Pradesh Metropolitan Region and Urban Development Authority Act, 2016.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen (15) days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect to these before the expiry of said period will be considered by the Government of Andhra Pradesh, Municipal Administration & Urban Development, 2<sup>nd</sup> floor, Secretariat, Velagapudi-522503, Guntur (District).

**DRAFT VARIATION**

As per the TUDA Region Land use Plan approved by the Government in G.O.Ms.No.112, MA, Dated.08.03.2019, Survey No.274, 275, 292 & 293 of Tiruchanoor Village, with a total extent of 5.215 Ac. proposed for deletion of 24m wide road in the North – South direction which is connecting

the 60m wide NH road is proposed for de-reservation from 24m wide Master Plan road to Residential use and partly commercial use as which is shown in modification to Master Plan (MMP) No.01/2022, TUDA and which is available in the office of the Tirupati Urban Development Authority, Tirupati, and it will be displayed for public during the working hours of the office of TUDA at Tirupati, Subject to the following conditions:-

1. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
2. The applicant shall submit the proposals in the site under reference to this authority and obtain approval before taking any developmental activity in the duly paying necessary charges as per the rules in force.
3. The change of land use shall not be used as the proof of any title of the land.
4. That the title and Urban Land Ceiling / Agricultural Land Ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Tirupati Urban Development Authority/ Tirupati Municipal Corporation before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.
5. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
6. The above change of land use is subject to the condition that may be applicable under the Urban Land Ceiling, Act, 1976 and A.P. Agriculture Ceiling Act.
7. Any other conditions as may be imposed by Vice Chairman, Tirupati Urban Development Authority, Tirupati.

SCHEDULE OF BOUNDARIES OF THE AREA: "ABCD-A"

|       |   |                                  |
|-------|---|----------------------------------|
| North | : | Proposed 18m wide M.P. Road.     |
| South | : | 60m wide NH Road, (Service Road) |
| East  | : | Others land.                     |
| West  | : | Others land.                     |

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SPECIAL CHIEF SECRETARY GOVERNMENT